

Prepared by and Return To:
Bridgforth & Buntin
P. O. Box 241
Southaven, MS 38671
393-4450

BOOK 306 PAGE 473
STATE MS.-DESOTO CO.
FILED

WARRANTY DEED
SEP 17 10 51 AM '96

CHARLES S. AVERILL, ET UX

GRANTOR(S)

TO

BK 306 PG 473
W.E. DAVIS CH. CLK.

KENNETH B. SWIFT, ET UX

GRANTEE(S)

FOR AND IN CONSIDERATION of the sum of Ten Dollars (\$10.00), cash in hand paid, and other good, and valuable considerations, the receipt of all of which is hereby acknowledged, CHARLES S. AVERILL and wife, MONICE M. AVERILL, do hereby sell, convey and warrant unto KENNETH B. SWIFT and wife, GINA L. SWIFT, as tenants by the entirety with full rights of survivorship and not as tenants in common, the land lying and being situated in DeSoto County, Mississippi, described as follows, to-wit:

Lot 13, Section A, Second Revision, Pryne Subdivision, situated in Section 28, Township 1 South, Range 7, West, DeSoto County, Mississippi, as per plat thereof recorded in Plat Book 5, Page 31, and revised in Plat Book 28, Page 11, in the office of the Chancery Clerk of DeSoto County, Mississippi.

The warranty in this deed is subject to rights of way and easements for public roads and public utilities, subdivision and zoning regulations in effect in DeSoto County, Mississippi, and further subject to all applicable building restrictions and the restrictive covenants of record.

Taxes for the current year have been pro-rated on an estimated basis.

Possession is to be given with Deed..

WITNESS our signatures, this the 30th day of August, 1996.


CHARLES S. AVERILL


MONICE M. AVERILL

STATE OF MISSISSIPPI
COUNTY OF DESOTO

PERSONALLY appeared before me, the undersigned authority in and for said County and State, on this 30th day of August, 1996 within my jurisdiction, the within named CHARLES S. AVERILL and wife, MONICE M. AVERILL, who acknowledged that they executed the above and foregoing instrument.

My Commission expires:

8-14-97


NOTARY PUBLIC

Grantor Address & Phone:

2271 Barrett Street
Southaven, MS 38671
(H) 601:429-0915
(W) Same

Grantee Address & Phone:

8339 Charleston Drive
Southaven, MS 38671
(H) 601: 393-6096
(W) 901: 345-6275

